



334-2245 JAMES WHITE

Sidney





334-2245 James White Blvd
Sidney

SUMMARY OVERVIEW



LISTING PRICE:	\$599,000
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LIVING AREA:	1,088 sq. ft.
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BEDROOMS:	2
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BATHROOMS:	1
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Welcome to The Lady James, a beautifully maintained and landscaped complex in the heart of Sidney. Originally the builder's show suite, this stylishly updated 2-bedroom, 1-bathroom condo offers a bright, inviting layout filled with natural light. The turnkey interior features a beautiful well appointed kitchen, updated bathroom and a huge open-concept living and dining room ideal for relaxing and entertaining. Enjoy in-suite laundry, generous storage and a private balcony perfect for afternoon sun. The professionally managed complex features a peaceful courtyard with tranquil pond, covered parking, separate storage locker and resident workshop. Ideally located just steps from downtown Sidney's restaurants, boutiques, shopping, fitness amenities and waterfront boardwalk, with BC Ferries and Victoria International Airport just a short drive away. An exceptional opportunity to enjoy the best of the Sidney lifestyle!

UNIT 334 - 2245 JAMES WHITE BOULEVARD

1015 SQ. FT.

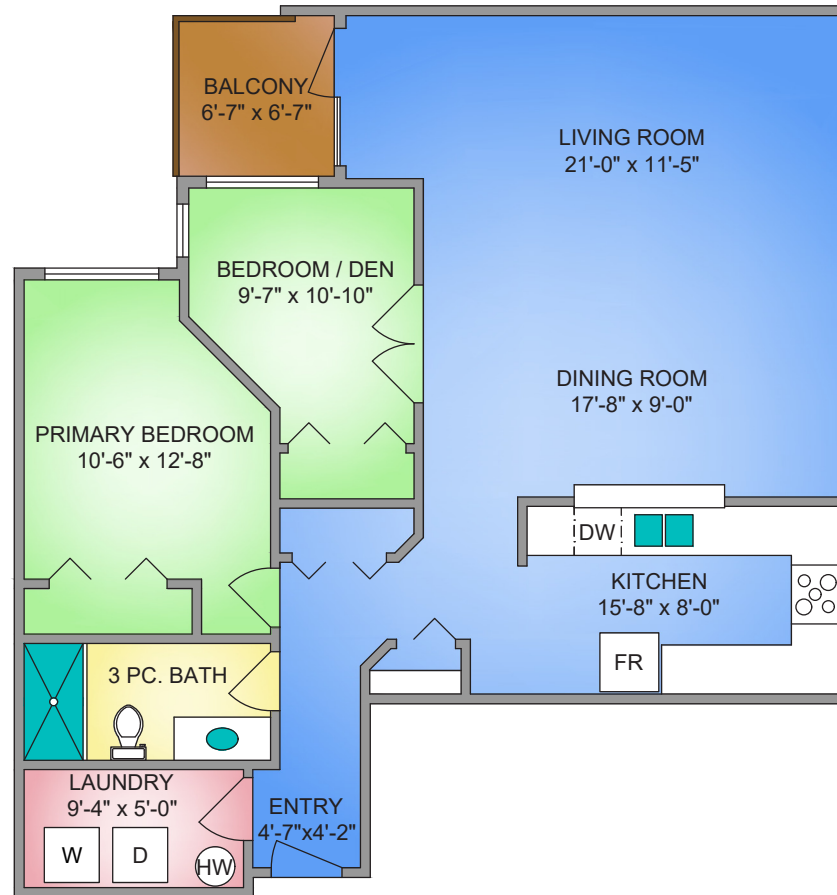
8'-0" CEILING HEIGHT



Property Floorplan

LIVING AREA 1,088 sq. ft.

Balcony 44 sq. ft.



NORTH



0' 3' 6'
SCALE

* DIMENSIONS ARE FOR REFERENCE PURPOSES ONLY AND ARE NOT TAKEN FROM ORIGINAL BLUEPRINTS



Property Photos





Property Photos





Property
Photos





Location

(GIS) MAPPING



Nestled along the shores of the Saanich Peninsula, Sidney by the Sea is a charming waterfront community known for its relaxed coastal lifestyle and vibrant small-town atmosphere. Residents enjoy easy access to local cafés, restaurants, boutique shops, galleries, parks, marinas, and scenic waterfront trails, all within a walkable town centre. With beautiful ocean views, nearby beaches, and endless opportunities for boating and outdoor recreation, Sidney offers the perfect blend of natural beauty and everyday convenience. Just minutes from Victoria International Airport and BC Ferries, and a short drive from downtown Victoria, it's an exceptional place to experience the very best of Vancouver Island living.



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